



# CITY OF CHARLESTON TECHNICAL REVIEW COMMITTEE (TRC)

## RESULTS

## Site Plans and Subdivisions

## 10/15/2020

SITE PLANS, SUBDIVISION CONCEPT PLANS, PRELIMINARY SUBDIVISION PLATS, ROAD CONSTRUCTION PLANS AND PHASING PLANS

A meeting of the City of Charleston Technical Review Committee was held at 9:00 a.m. on the above date in the Building Inspections Conference Room, 1st Floor, 2 George St. The following applications were reviewed:

### #1 KING & CANNON FIRE TOWER HOTEL VESTED RIGHTS EXTENSION

#### SITE PLAN

Project Classification: SITE PLAN

City Project ID #: 150505-CannonSt-1

Address: 563 KING STREET

Location: PENINSULA

TMS#: 4601202066, -067, -073, -097

Acres: 0.4

# Lots (for subdiv):

# Units (multi-fam./Concept Plans): 21 ROOMS

Zoning: GB(A)

Submittal Review #: 2ND REVIEW

Board Approval Required:

Owner: UPPER KING INVESTMENTS

Applicant: FORSBERG ENGINEERING & SURVEYING, INC. 843-571-2621

Contact: TREY LINTON tlinton@forsberg-engineering.com

Misc notes: Review of request to extend vested rights for a new 21 room hotel and associated improvements.

**RESULTS:** Results pending legal review.

### #2 ST. ANDREWS PSD ENVIRONMENTAL SERVICES FACILITY

#### SITE PLAN

Project Classification: SITE PLAN

City Project ID #: TRC-SP2018-000147

Address: 2228 NORTH WESTCHESTER

Location: WEST ASHLEY

TMS#: 3091500069

Acres: 4.203

# Lots (for subdiv):

# Units (multi-fam./Concept Plans): -

Zoning: LI

Submittal Review #: 3RD REVIEW

Board Approval Required: BZA-SD (Approval 10/2/18)

Owner: ST. ANDREWS PUBLIC SERVICE DISTRICT

Applicant: HLA, INC.

843-763-1164

Contact: RYAN WILLIAMS

rwilliams@hlainc.com

Misc notes: Facility for servicing environmental equipment for the St. Andrews Public Service District.

**RESULTS:** Revise and send .pdf application and submittal documents to TRC Coordinator. Once comments resolved, submit Site Plan to Zoning for stamping.

### #3 48 BULL STREET IMPROVEMENTS

#### SITE PLAN

Project Classification: SITE PLAN

City Project ID #: TRC-SP2020-000377

Address: 48 BULL STREET

Location: PENINSULA

TMS#: 4570303028

Acres: 0.76

# Lots (for subdiv):

# Units (multi-fam./Concept Plans): 4

Zoning: DR-1F

Submittal Review #: PRE-APP

Board Approval Required: BZA, BAR

Owner: MICHAEL & MELISSE AMMONS

Applicant: MICHAEL L HENRY, P.E.

843-693-7561

Contact: MICHAEL HENRY

mhenry@hannaengineering.com

Misc notes: One new ground level garage with single apartment and (3) two story attached residential units

**RESULTS:** Revise and return to TRC.

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**#4 725 KING STREET****SITE PLAN**

Project Classification: SITE PLAN

City Project ID #: TRC-SP2019-000295

Address: 725 KING STREET

Location: PENINSULA

TMS#: 4600401102

Acres: 0.07

# Lots (for subdiv):

# Units (multi-fam./Concept Plans): q

Zoning: Q

Submittal Review #: 5TH REVIEW

Board Approval Required: BAR

Owner: 725 KING, LLC

Applicant: CLINE ENGINEERING, INC.

Contact: MATT CLINE

843-991-7235

matt@clineeng.com

**Misc notes:** Construction plans for a mixed-use development and associated improvements.**RESULTS:** Final approval pending. Once provided, submit plans to Zoning for stamping.

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**#5 1795 KING STREET REDEVELOPMENT****SITE PLAN**

Project Classification: SITE PLAN

City Project ID #: TRC-SP2020-000376

Address: 1795 KING STREET EXTENSION

Location: PENINSULA

TMS#: 4660000015

Acres: 0.98

# Lots (for subdiv):

# Units (multi-fam./Concept Plans):

Zoning: HI

Submittal Review #: PRE-APP

Board Approval Required:

Owner: MORRISON ON KING, LLC

Applicant: CLINE ENGINEERING, INC.

Contact: MATT CLINE

843-991-7235

matt@clineeng.com

**Misc notes:** Redevelopment of existing structure for parking and utilities to prepare for reuse.**RESULTS:** Revise and return to TRC.

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**#6 VOLVO CAR STADIUM MODIFICATIONS****SITE PLAN**

Project Classification: SITE PLAN

City Project ID #: TRC-SP2020-000351

Address: 161 SEVEN FARMS DRIVE

Location: DANIEL ISLAND

TMS#: 2750000078, -183

Acres: 33.81

# Lots (for subdiv): -

# Units (multi-fam./Concept Plans): -

Zoning: DI-TC

Submittal Review #: 1ST REVIEW

Board Approval Required: BZA-SD

Owner: CITY OF CHARLESTON LEASEE: BEEMOK SPORTS LLC

Applicant: SEAMON, WHITESIDE, &amp; ASSOCIATES

Contact: PAUL PEEPLES

843-884-1667

ppeeple@seamonwhiteside.com

**Misc notes:** Site and building modification.**RESULTS:** Revise and return to TRC.

Individuals with questions concerning the above items should contact Eric Schultz, TRC Administrator, in the Department of Planning, Preservation and Sustainability at (843) 724-3790. Files containing information pertinent to the above applications are available for public review at the City of Charleston Zoning Office, 2 George Street, Charleston County School District Building), Third Floor, during regular working hours, 8:30 a.m. to 5:00 p.m., daily except weekends and holidays. In accordance with the Americans with Disabilities Act, people who need alternative formats, ASL (American Sign Language) Interpretation or other accommodation please contact Janet Schumacher at (843) 577-1389 or email to [schumacherj@charleston-sc.gov](mailto:schumacherj@charleston-sc.gov) three business days prior to the meeting.

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